This instrument prepared by
Schulman, McKinney, Nichols and Pride
900 American Trust Building
Nashville, Tennessee

WARRANTY DEED

BOOK 4726 PAGE 709

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard D. Sweeney et ux	Same	
(NAME:)	(NAME:)	145-5
4012 Hillsboro Road	(STREET ADDRESS)	39
(STREET ADDRESS OR ROUTE NUMBER)		
Nashville, Tennessee	Same	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

Mail

For and in Consideration of the sum of TEN AND NO/100 ($10.00)----------

---------- *DOLLARS*

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

C 14775

IDENTIF. REFERENCE

JUL 10 2 24 PM '73

DAVIDSON COUNTY, TENN.

I, JAMES E. PATTERSON, d/b/a PATTERSON CONSTRUCTION & REALTY CO.,

have bargained and sold, and by these presents do transfer and convey unto the said RICHARD D. SWEENEY and wife, JANICE B. SWEENEY, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 22 on the Plan of Vintage Place, as of record in Book 4460, page 148, Register's Office for said County.

Said Lot No. 22 fronts 221.0 feet on the southerly side of Vintage Place and runs back between lines 331.85 feet on the westerly line and 420.9 feet on the easterly line to a dead line in the rear, on which it measures 285.85 feet.

Being part of the property conveyed to James E. Patterson, d/b/a Patterson Construction & Realty Co., by deed from Hilary H. Osborn and wife, of record in Book 4596, page 303, Register's Office for said County.

This conveyance is made subject to restrictive covenants of record in Book , page , Register's Office for Davidson County, Tennessee; owner's certificate, a 125-foot setback line from Vintage Place, anchor easements in northeast and northwest corners of said lot, a 10-foot public utility and drainage easement along the easterly and southerly lines of said lot and provision for 18 inch corrugated metal pipe for driveway, as shown on plan of record in Book 4460, page 148, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 16,000.00

Subscribed and sworn to before me, this the 7th day of May, 19 73

Janice E. Patterson
Affiant

My commission expires: 5-23-73
(Affix Seal)

Notary Public

Evelyn Patterson, wife of the said James E. Patterson, joins in the execution of this instrument for the purpose of releasing and conveying any interest therein which she might have by reason of the marital status.

JUL 10 73	CONV	16,000.00				
JUL 10 73	S'TAX		A*	41.60		
JUL 10 73	PR'FEE		A*	.50		
JUL 10 73	W'DEED		A*	6.00	*	48.10

unimproved (X)
This is improved ( ) property, known as Vintage Place, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said RICHARD D. SWEENEY and wife, JANICE B. SWEENEY, their *heirs and assigns, forever.*

And I *do covenant with the said* Richard D. Sweeney and wife, Janice B. Sweeney, *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except as hereinabove set forth, and taxes for the year 1973, subject to which this conveyance is executed.

And I, James E. Patterson, d/b/a Patterson Construction & Realty Co., *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Richard D. Sweeney and wife, Janice B. Sweeney, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand* this 7th *day of* May, *19* 73, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James E. Patterson
James E. Patterson d/b/a Patterson Construction & Realty Co.

Evelyn Patterson
Evelyn Patterson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Annie George, *a Notary Public in and for said County and State, the within named* James E. Patterson, d/b/a Patterson Construction & Realty Co., and wife, Evelyn Patterson,

the bargainors, with whom I am personally acquainted, and who acknowledged that they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 7th *day of* May, *19* 73.

Annie George, *Notary Public.*

Commission Expires 5-23-73

STATE OF
COUNTY OF

Personally appeared before me, ... *a Notary Public in and for said County and State, the within named*

the bargainor....., with whom I am personally acquainted, and who acknowledged that

executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., *this*.....
day of....., *19*.....

....., *Notary Public.*

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared*....., *with whom I am personally acquainted, and who, upon oath, acknowledged*.....*self to be*.....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such*....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by*.....*self as*.....

Witness my hand and seal, at office in.....,
this.....*day of*....., *19*.....

.....
Notary Public

Commission Expires.....